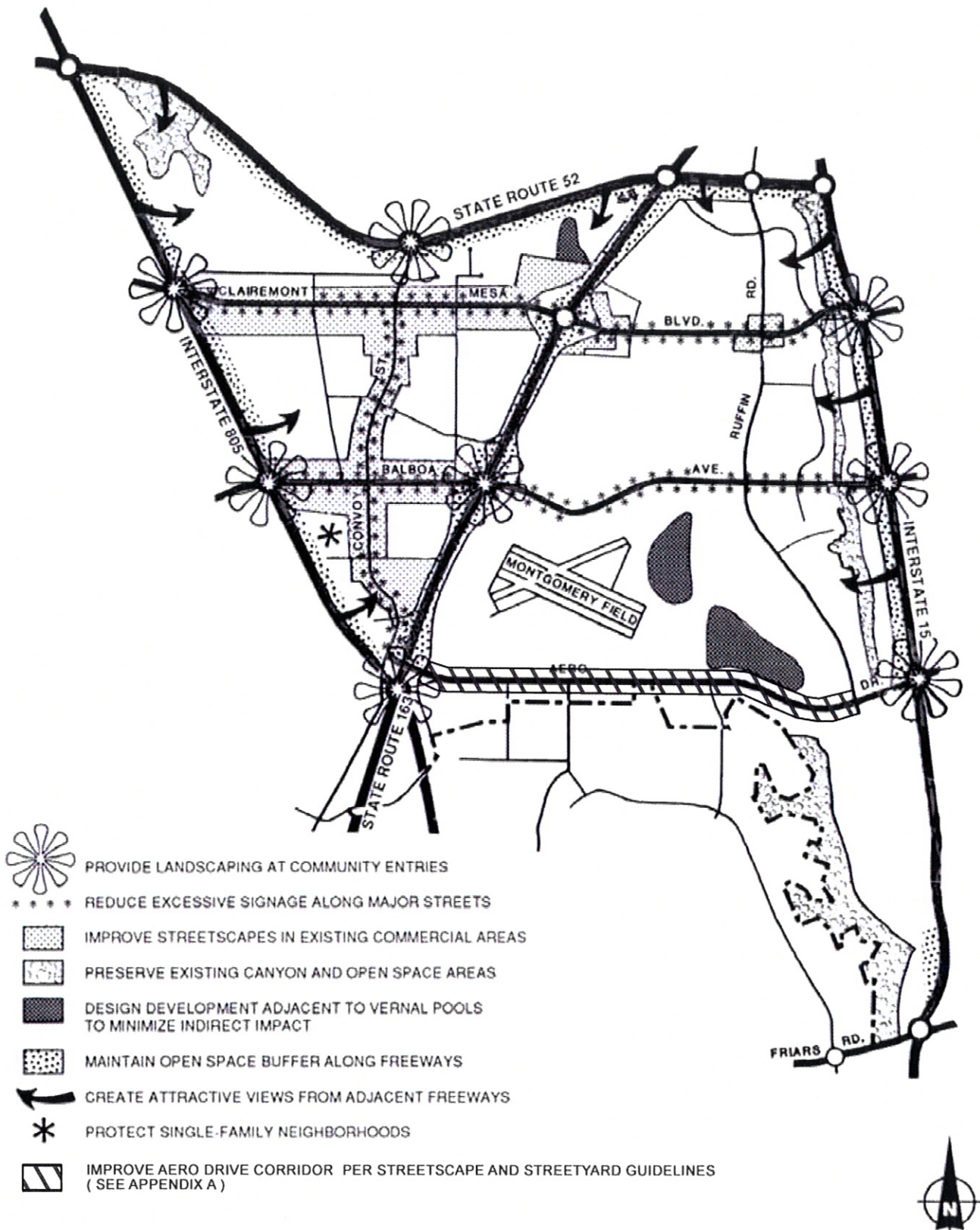


**Urban Design Recommendations**  
**Kearny Mesa Community Plan**

**15**  
 FIGURE



## Urban Design Recommendations

### Kearny Mesa Community Plan

**15**  
FIGURE

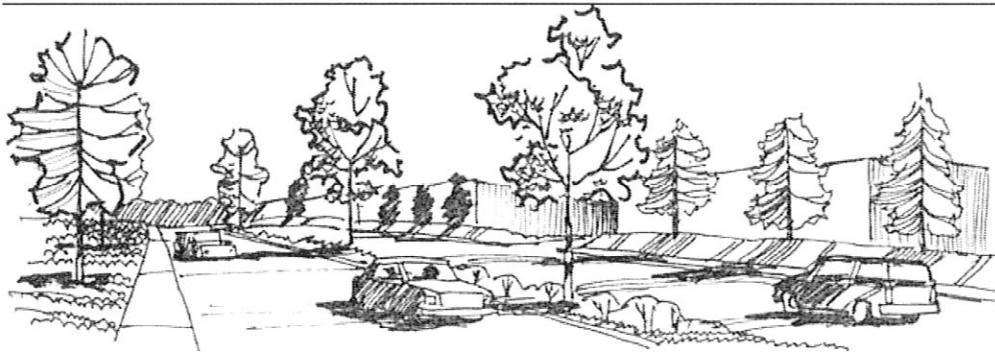


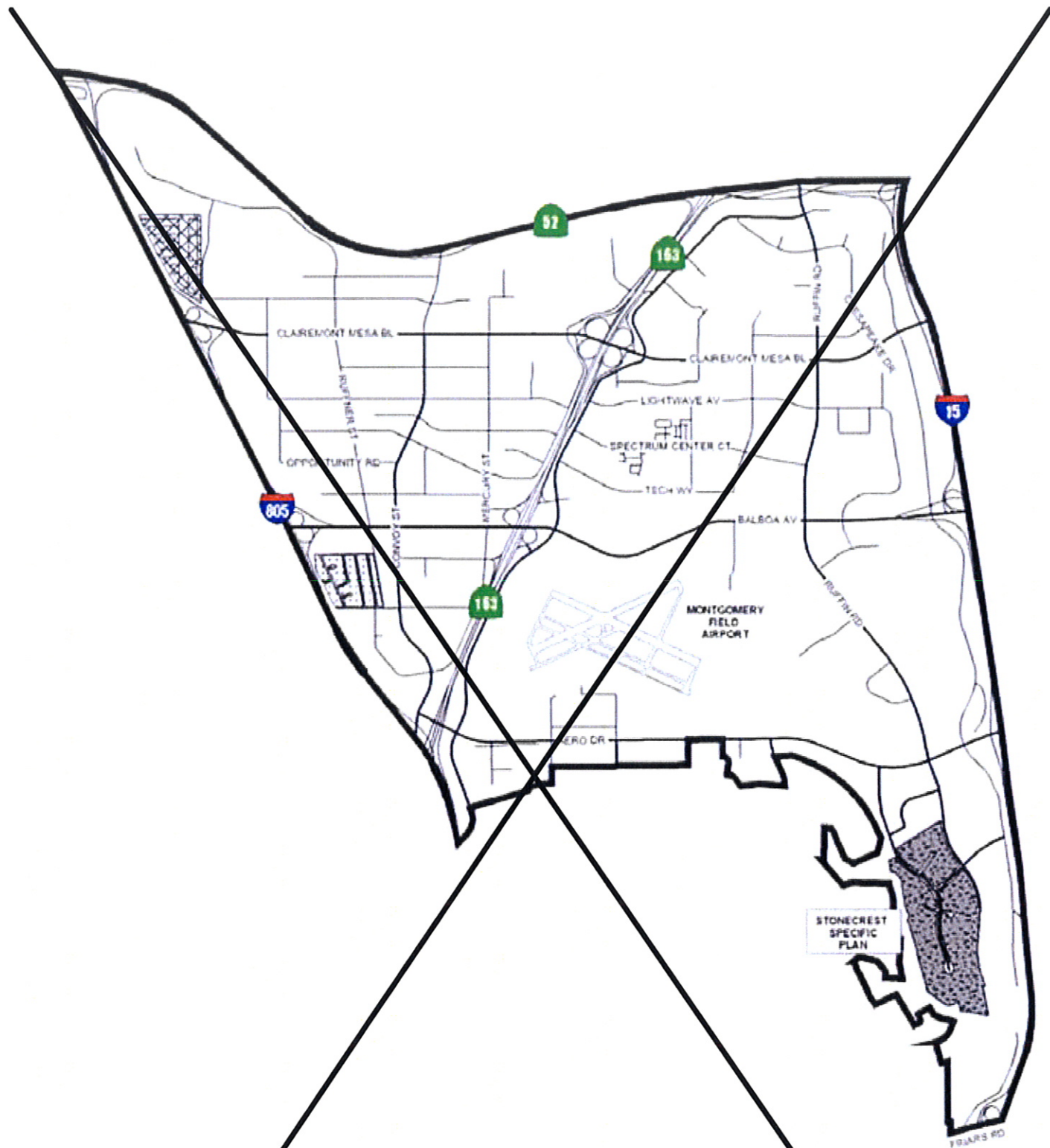
A private lighting and landscaping district should be established on the following streets:

- Clairemont Mesa Boulevard between I-805 to I-15
- Balboa Avenue between I-805 to I-15
- Convoy Street between SR-52 to Aero Drive
- Ruffin Road between SF-52 to Aero Drive
- Daley Center Drive between Aero Drive to Friars Road
- The General Dynamics redevelopment project site




This district could be administered by the City of San Diego to collect assessments from property owners who desire the improvements. Additional implementing tools include encroachment removal agreements and the establishment of a private, nonprofit, community organization, charged with providing improvements and administering their maintenance.

**In 2008, an update to the West Aero Drive Land Study was completed which conclude that the industrial area on the south side of Aero Drive is in transition to other non-industrial uses such as Institutional, Residential, Office and Retail. As the area redevelops over the next 10-15 years the Urban Design, Streetscape and Streetyard Guidelines contained in Appendix A should be utilized with the goal of improving the form and function of the Aero Drive Corridor from Kearny Villa Road to Ruffin Road.**





#### LEGEND

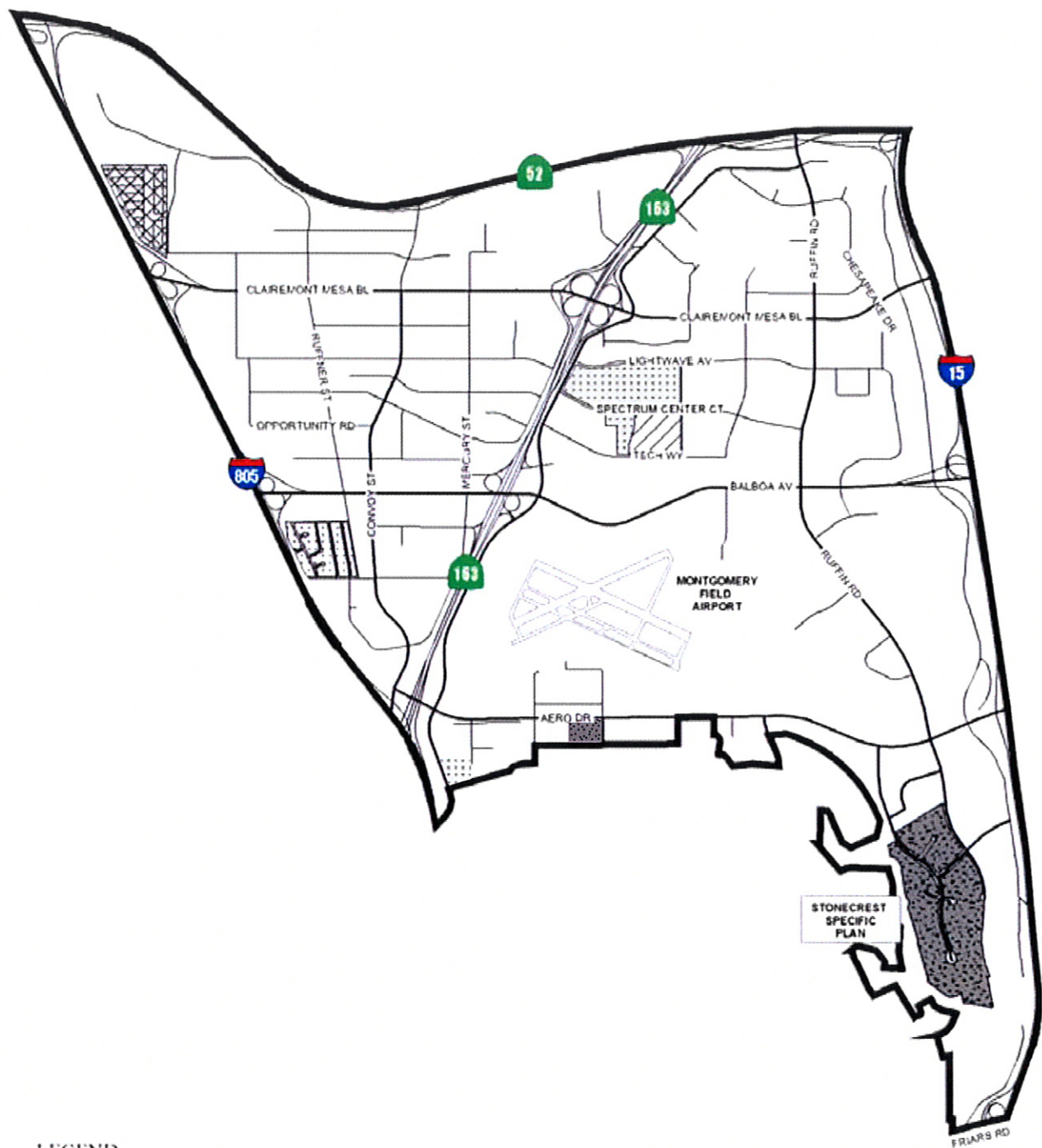
-  Low Density Residential  
(5-9 DU/Ac) (Approx. 143 Single-Family Detached Units)
-  Medium Density Residential (Approx. 1235 Units)
-  Mobilehome Park (Approximately 300 units)









## Existing Residential Land Uses

### Kearny Mesa Community Plan

**16**  
FIGURE



#### LEGEND

-  Low Density Residential  
(5-9 DU/AC) (Approx. 143 Single-Family Detached Units)
-  Low Medium Density Residential (Approx. 448 Units)
-  Medium Density Residential (Approx. 1235 Units)
-  High Density Residential (Approx. 412 Units)
-  Mixed Use Commercial Residential (Approx. 1,408 Units)
-  Mobilehome Park (Approximately 300 units)



## Existing Residential Land Uses

### Kearny Mesa Community Plan

**16**  
FIGURE